

Preliminary Subdivision: Reedmont Replat

For consideration by Metropolitan Planning Commission on September 24, 2024.

Applicant/Agent/ Owner: Brandon Holmes / Hammerhead Contracting & Development LLC

Engineer: Associated Engineering LLC

Surveyor: Associated Engineering LLC

Property Location:

Total Acres: 29.18

Proposed Lots: 6

Zoning:

District: **PD-M LUO**, Planned Mixed Use Development with a Limited Use Overlay

Required Min. Lot Size: NA, *Min. Lot Width:* NA.

Proposed Lot: 15.45 acres – 673,235 sq. ft.

District: **C-3**, General Commercial District

Required Min. Lot Size: 6,500 sq. ft., *Min. Lot Width:* 50 ft.

Proposed Min. Lot Size: 0.57 acres – 27,850 sq. ft.

Proposed Max. Lot Size: 6.22 acres – 271,054 sq. ft.

Special Conditions: N/A

Water/Sanitary Sewerage: Public

Sidewalks: Yes

Public Streets: McClellan Access Rd, Reedmont Dr, Champions Dr

Compliance with Address Policy: In Progress

Other Departmental Reviews: Pending

Findings:

The subdivision complies with all requirements for preliminary subdivision plan approval, Chapter 113, Subdivisions of the City of Jonesboro, Code of Ordinances.

The preliminary plan complies with the purposes, standards and criteria for subdivision design and site protection. Setbacks and minimum square footage requirements are properly depicted and satisfied by the applicant as required in the PD-M LUO, Planned Mixed Use Development District with a Limited Use Overlay and C-3, General Commercial District.



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